



**REGULAR MEETING OF THE CITY COUNCIL AND THE
CITY COUNCIL SITTING AS
THE REDEVELOPMENT AGENCY, DOWNTOWN FOUNDATION AND PUBLIC
FINANCING AUTHORITY BOARD**

REGULAR CC/RDA/DTF/PFA MEETING

**Council Chambers
68-700 Avenida Lalo Guerrero
Cathedral City, CA 92234**

WEDNESDAY, APRIL 13TH, 2005

Study Session – 3:00 p.m.

Regular Meeting - 6:30 p.m.

(Or As Soon Thereafter as the Meeting May be Commenced)

Copies of each current agenda will be available in the City Hall Lobby Thursday afternoon prior to the scheduled Council meeting. A copy of the complete agenda book is also available for public review in the City Hall Lobby on that same schedule. If you have any additional questions or need further information on any of the following items, please contact the Deputy City Clerk at 770-0322 between the hours of 7:00 a.m. and 6:00 p.m. Monday through Thursday. PLEASE REMEMBER THAT CITY HALL IS CLOSED EVERY FRIDAY.

Americans with Disabilities Act: In compliance with the ADA, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the City Clerk's Office at (760)-770-0322. Assisted listening devices are available at this meeting. Ask the City Clerk if you desire to use this device. Notification of at least 48 hours prior to the meeting or time when services are needed will assist City staff in assuring that reasonable arrangement can be made to provide accessibility to the meeting or service.

Note: Staff reports are available for inspection at the Office of the City Clerk, during regular business hours 7:00 a.m., to 6:00 p.m., Monday – Thursday.

3:00 P.M.- STUDY SESSION

1. Cathedral City Senior Center quarterly report. (***Pg. 3 on consent calendar***)
2. Chamber of Commerce quarterly report, relative to fiscal year 04-05 Community Service provider agreement. (***Pg. 9 on consent calendar***)
3. Chamber of Commerce quarterly report, relative to fiscal year 04-05 Economic/Business Development Agreement. (***Pg. 13 on consent calendar***)
4. Mooreland and Associates summary report of 03-04 Citywide audit. (***Pg. 1 Study Session***)
5. Review of April 13th, 2005 City Council Redevelopment Agency Board agendas.
6. City Council/staff reports and inquiries of new or ongoing projects.
7. Closed session urgency items.

CC/RDA MEETING:

CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL- ANTICIPATED LITIGATION pursuant to Government Code Section 54956.9, Subd. (b)
Number of Potential Cases: 2
2. CONFERENCE WITH LABOR NEGOTIATOR pursuant to Government Code Section 54957.6
Agency Negotiator: Donald Bradley, City Manager
Represented Employees: 1) Cathedral City Police Fire Management Association (CCPFMA); 2) American Federation of State, County and Municipal Employees.
3. CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION pursuant to Government Code Section 54956.9, Subd. (k):
Case Name: Rennob2.Inc vs. City of Cathedral
Case No.: Riverside County Superior Court, Indio Branch Case No. INC042751
4. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: 68770 First Street
APN# 687-201-001
Negotiating Parties: Redevelopment Agency and William Floyd
Property Owner: William Floyd
Under Negotiation: Property Negotiations
5. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: North of Ramon Road, west of Date Palm Drive
APN# 678-330-041 & 043
Negotiating Parties: Wal Mart Real Estate Business Trust and B. Shlomi
Property Owner: Wal Mart Real Estate Trust
Under Negotiation: Property Negotiations
6. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: South of East Palm Canyon Drive, West of the Perez Road extension, East of Canyon Plaza
APN#s 687-030-010 and 074
Negotiating Parties: Redevelopment Agency and Desert Hills Mobile Home Park, Inc.
Property Owner: Desert Hills Mobile Home Park
Under Negotiation: Property Negotiations

CC/RDA/DTF/PFA MEETING
APRIL 13TH, 2005
PAGE 3

7. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: South of East Palm Canyon, west of Perez Road
APN# 687-030-010
Negotiating Parties: Redevelopment Agency and CCC Properties, LLC
(O'Brien Automotive Team, Inc.)
Property Owner: Redevelopment Agency
Under Negotiation: Disposition of Property and Development Agreement
8. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: North of 30th Street and East Palm Canyon Drive
APN# 670-372-008 thru 016; 670-373-008 thru 036; and 670-060-017 thru 025
Negotiating Parties: Redevelopment Agency, Desert Cove Golf Resort, LLC and Barbara Lyons
Property Owner: Redevelopment Agency
Under Negotiation: Disposition of Property
9. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: East of Cathedral Canyon, north of East Palm Canyon, west of Monty Hall
Negotiating Parties: Redevelopment Agency and Trimillennium
Property Owner: Redevelopment Agency
Under Negotiation: Property Negotiations
10. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: north of East Palm Canyon, west of Van Fleet, south of Officer David Vasquez and east of Cathedral Canyon
Negotiating Parties: Redevelopment Agency and Trimillennium
Property Owner: Redevelopment Agency
Under Negotiation: Disposition of Property known as building site "F" and related properties

SCHOOL REPORTS

Receive school reports presented by Melissa Torres and Stephanie Price, students from Cathedral City High School.

COUNCIL COMMENTS. Council Member comment's on items not on the agenda.

CC/RDA/DTF/PFA MEETING
APRIL 13TH, 2005
PAGE 4

MINUTES

Approval/correction of minutes from the regularly scheduled City Council/RDA Board meeting held on Wednesday, March 23rd, 2005

PRESENTATIONS & PROCLAMATIONS

- Certificate of commendation to the Cathedral City High School Air Force Junior ROTC students.
- Certificate of recognition for the late Danny Ramirez.
- Special proclamation in honor of the late Lalo Guerrero.
- Certificate of commendation for Kevin Lockwood, Engineering Technician II for his dedication to improving the City's website in the capacity of web master.
- Proclamation for Mr. Iving Daroff in recognition for his being named as the recipient of the Senior Inspiration Award for the City of Cathedral City.
- Proclamation declaring the month of April as Child Abuse Prevention month.

CONSENT AGENDA

1. Receive and file demands in the aggregate amount of \$4,887,009 for the month of March, 2005.
2. Receive and file Cathedral City Senior Center quarterly report.
3. Receive and file Cathedral City Chamber of Commerce quarterly report relative to fiscal year 04-05 Community Service Provider Agreement.
4. Receive and file Cathedral City Chamber of Commerce quarterly report relative to fiscal year 04-05 Economic Development/Business Resource Provider Agreement.
5. Adopt resolution of the City Council for the City of Cathedral City, authorizing and directing the City Clerk's Department to destroy specified records pursuant to the City Clerk's records retention schedule in accordance with previously approved Resolution No. 2003-57.
6. Approval of a Memorandum of Understanding (MOU) related to the Coachella Valley Fringe-Toed Lizard Habitat Conservation Plan.
7. Authorize participation in the Residential Sharp's Disposal by mail program in partnership with Waste Management of the Desert.

PUBLIC HEARINGS

8. Approval of Tentative Parcel Map 33131: a request to subdivide two existing parcels into four parcels, located at the southwest corner of Mission Drive and San Joaquin Drive in the R1-(Single Family Residential) Zone described as APN#s 677-383-001 and 677383-002.
9. Approval of Tentative Parcel Map 33133: a request to divide 0.43 acres into two parcels, located at the intersection of San Gabriel Circle, San Diego Drive and San Jose Road in the R1-(Single Family Residential) Zone described as APN#s 677-331-003.

CC/RDA/DTF/PFA MEETING
APRIL 13TH, 2005
PAGE 5

10. Joint Public Hearing between the City of Cathedral City and the Redevelopment Agency for the disposition of real property acquired by the Agency with Tax Increment funds to Juan Cruz Aguilar for the purpose of constructing affordable single-family owner-occupied homes for low or very low income families and the elimination of blight.
(Note: this item to be continued to April 27th, meeting)

LEGISLATIVE ACTION(S)

11. Approval of in-house policy change for the use of Affordable Housing Set Aside funds for Assessment District Financial Assistance Program (ADFAP) and Sewer Hook-up Assistance Redevelopment Program (SHARP).
12. Adoption of policy committing future grants to a reduction in assessments of property owners in the proposed Cove Improvement District. Baumer) **((Staff report for this item will be included under separate cover)**
13. Adopt resolution of the City Council for the City, preliminarily approving the Engineer's Report and authorizing balloting for the proposed Cove Improvement District 2004-02. **((Staff report for this item will be included under separate cover)**
14. Adopt Resolutions for the City Council of the City of Cathedral City and of the Board of Directors of the Redevelopment Agency, determining to approve special assessments and directing related actions thereto for the City of Cathedral City Cove Improvement District No. 2004-02. **(Staff report for this item will be included under separate cover)**

COUNCIL REPORTS ON CITIZEN INQUIRIES AND CONCERNS.

ADJOURNMENT

The next regularly scheduled meeting of the City Council/Redevelopment Agency Board will be adjourned to **WEDNESDAY, APRIL 27, 2005.**

This Agenda is also available for viewing on the City's Web Site. The Web Site address is www.cathedralcity.gov

DECLARATION OF POSTING

I, Daryl Betancur, Deputy City Clerk for the City of Cathedral City and Assistant Secretary to the Redevelopment Agency Board for the City of Cathedral City, Assistant Secretary to the Downtown Foundation and Public Financing Authority Boards, ***do hereby certify***, under penalty of perjury under the laws of the State of California, that the foregoing notice for this City Council meeting was hand delivered and faxed to each member of the City Council for the City of Cathedral City; posted on the bulletin board outside City Hall; and faxed to the following organizations: all local media, the Cathedral City Chamber of Commerce, and the Cathedral City public library; all on the 7th day of April, 2005.

Daryl Betancur, Deputy City Clerk